

# \$599,900 - 1494 Union Street # 608, San Diego

MLS® #250026622SD

**\$599,900**

1 Bedroom, 1.00 Bathroom, 873 sqft

Residential on 0 Acres

Downtown, San Diego,

Experience a vibrant Little Italy lifestyle with sweeping city views in this west-facing Aperture residence! Sunset skies and the buzz of Downtown are just the daily routine from the private balcony above one of San Diego's most beloved neighborhoods. Inside, the spacious one-bedroom retreat features 10-foot ceilings, exposed concrete accents, engineered wood flooring, and track lighting—all creating a sleek, loft-like vibe. The open-concept kitchen is made for entertaining with stainless appliances, granite counters, tons of cabinet space, and a convenient eat-at bar that flows seamlessly into the dining and living areas. It's a cook-and-chat dream setup! The generously sized bedroom offers plush newer carpet and a walk-in closet. Additional highlights include fresh paint, a Nest thermostat system, in-unit stackable washer/dryer, and secured parking. With low HOA fees and just steps from cafés, top restaurants, Farmers Market, and all that Little Italy has to offer, this is city living with unbeatable views and style. Aperture is a highly functional condo development featuring a sophisticated contemporary design customized to match the lifestyle of the modern San Diegan. With only 86 units, this intimate community will have you feeling right at home. Don't forget the lower-than-average HOA fees and a bike storage room for effortless Downtown transport! Downtown San Diego's Little Italy is a vibrant culinary and cultural hotspot,



beloved for its rich history and modern flairs. Classic restaurants like Mona Lisa and Civico 1865, alongside new favorites Ironside, Juniper & Ivy, and Craft & Commerce, make it a go-to for local foodies. The neighborhood is filled with cafes, bakeries, boutiques, bars, and wine shops, perfect for an evening wander.

The Little Italy Association also keeps the calendar full with community events such as art walks, car shows, the yearly Little Italy Festa, and a vibrant Farmers Market on Wednesdays and Saturdays. Don't forget the NoLi Art & Design District, a vibrant hub that includes a collection of retail outlets, designer boutiques, and art galleries, all boasting unique home items and rare discoveries to help you curate the perfect ambiance for your new residence.

Built in 2007

## Essential Information

MLS® #	250026622SD
Price	\$599,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	873
Acres	0.00
Year Built	2007
Type	Residential
Sub-Type	Condominium
Style	Contemporary
Status	Closed
Listing Agent	Gregg Neuman
Listing Office	Berkshire Hathaway HomeServices California Properties

## Community Information

Address	1494 Union Street # 608
Area	92101 - San Diego Downtown

Subdivision	Downtown
City	San Diego
County	San Diego
Zip Code	92101

## Amenities

Amenities	Controlled Access, Hot Water, Insurance, Trash, Gas, Maintenance Grounds, Water
Utilities	Cable Available, Sewer Connected, Water Connected
Parking Spaces	1
Parking	Garage, Garage Door Opener, Assigned, Community Structure
# of Garages	1
Garages	Garage, Garage Door Opener, Assigned, Community Structure
View	City Lights, Neighborhood
Pool	None
Security	Gated Community

## Exterior

Exterior	Other
Roof	See Remarks
Construction	Other

## Interior

Interior	Carpet, Tile, Wood
Interior Features	Balcony, Ceiling Fan(s), Granite Counters, Open Floorplan, Main Level Primary, Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Gas Water Heater, Microwave, Refrigerator, Counter Top, Gas Cooking
Heating	Forced Air, See Remarks
Cooling	Central Air
# of Stories	1
Stories	One

## Additional Information

Date Listed	May 6th, 2025
Days on Market	48
Zoning	R-1:SINGLE
Short Sale	N
RE / Bank Owned	N

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